

Rents and Leases

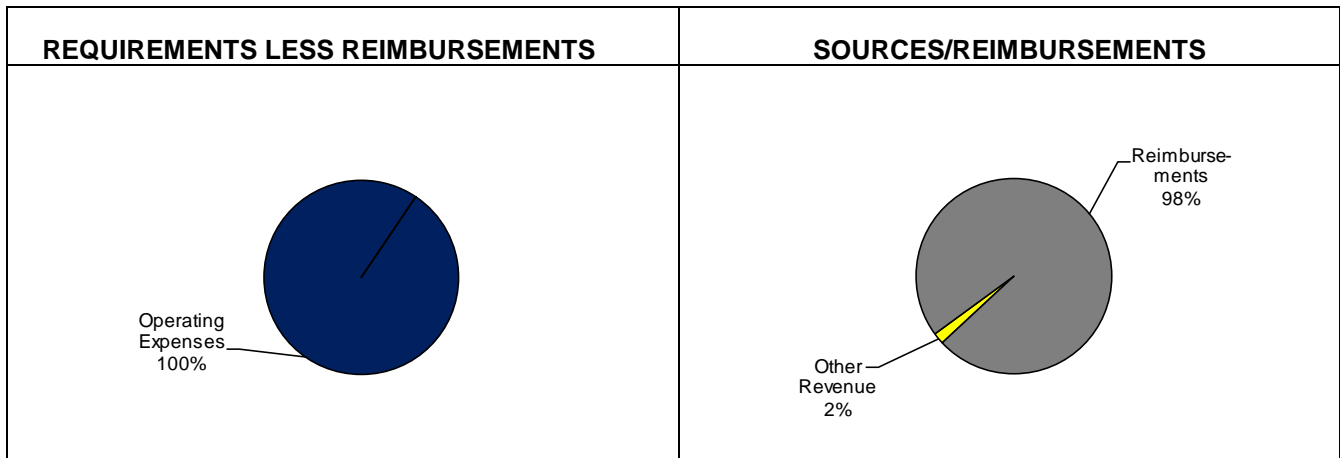
DESCRIPTION OF MAJOR SERVICES

This budget unit pays rental payments for leased space utilized by County departments. Leases payment expenses are reimbursed from various user departments. This budget unit also collects rental income for leases of County-owned property.

Budget at a Glance

Requirements Less Reimbursements	\$50,379,427
Sources/Reimbursements	\$50,379,427
Net County Cost	\$0
Total Staff	0
Funded by Net County Cost	0%

2015-16 RECOMMENDED BUDGET



ANALYSIS OF 2015-16 RECOMMENDED BUDGET

GROUP: Operations and Community Services
DEPARTMENT: Real Estate Services - Rents and Leases
FUND: General

BUDGET UNIT: AAA RNT
FUNCTION: General
ACTIVITY: Property Management

	2011-12 Actual	2012-13 Actual	2013-14 Actual	2014-15 Estimate	2014-15 Modified Budget	2015-16 Recommended Budget	Change From 2014-15 Modified Budget
Requirements							
Staffing Expenses	0	0	0	0	0	0	0
Operating Expenses	41,694,408	42,928,640	44,441,205	48,759,898	49,038,479	50,329,249	1,290,770
Capital Expenditures	0	0	0	0	0	0	0
Total Exp Authority	41,694,408	42,928,640	44,441,205	48,759,898	49,038,479	50,329,249	1,290,770
Reimbursements	(41,172,713)	(42,022,549)	(43,406,267)	(47,864,035)	(48,123,753)	(49,436,143)	(1,312,390)
Total Appropriation	521,695	906,091	1,034,938	895,863	914,726	893,106	(21,620)
Operating Transfers Out	1,315,730	627,822	1,150,000	93,307	93,307	50,178	(43,129)
Total Requirements	1,837,425	1,533,913	2,184,938	989,170	1,008,033	943,284	(64,749)
Sources							
Taxes	0	0	0	0	0	0	0
Realignment	0	0	0	0	0	0	0
State, Fed or Gov't Aid	0	0	0	0	0	0	0
Fee/Rate	0	75	252	76	0	0	0
Other Revenue	1,910,190	1,807,514	2,332,451	989,731	1,008,033	943,284	(64,749)
Total Revenue	1,910,190	1,807,589	2,332,703	989,807	1,008,033	943,284	(64,749)
Operating Transfers In	0	0	0	0	0	0	0
Total Financing Sources	1,910,190	1,807,589	2,332,703	989,807	1,008,033	943,284	(64,749)
Net County Cost	(72,765)	(273,676)	(147,765)	(637)	0	0	0
Budgeted Staffing*	0	0	0	-	0	0	0

* Data represents modified budgeted staffing

MAJOR EXPENDITURES AND REVENUE IN 2015-16 RECOMMENDED BUDGET

Operating expenses of \$50.3 million primarily include rent and lease payments paid to landlords. In addition, expenditures include transfers to Facilities Management for operating expenses of non-billable vacant and tenant space, transfers to Real Estate Services for property lease management, and transfers to the Sheriff/Coroner/Public Administrator for the 303 W. 3rd Street Office Building security costs. Reimbursements of \$49.4 million represent payments from County departments for lease payments and administrative fees. Sources of \$943,284 represent lease payments from tenants for the lease of County-owned property.

BUDGET CHANGES AND OPERATIONAL IMPACT

Requirements are decreasing \$64,749 primarily due to a reduction of Operating Transfers Out to the general fund as a result of reduced excess rent revenue. Sources are decreasing by the same amount, primarily due to the termination of various tenant leases previously occupying space at the 268 Hospitality building in San Bernardino.

STAFFING CHANGES AND OPERATIONAL IMPACT

There are no staffing costs associated with this budget unit.

